

SO ORDERED.



1 **TIFFANY & BOSCO**
2 P.A.
3 **2525 EAST CAMELBACK ROAD**
4 **SUITE 300**
5 **PHOENIX, ARIZONA 85016**
6 **TELEPHONE: (602) 255-6000**
7 **FACSIMILE: (602) 255-0192**

Dated: September 07, 2010



REDFIELD T. BAUM, SR
U.S. Bankruptcy Judge

Mark S. Bosco
State Bar No. 010167
Leonard J. McDonald
State Bar No. 014228
Attorneys for Movant

10-20615

IN THE UNITED STATES BANKRUPTCY COURT

FOR THE DISTRICT OF ARIZONA

IN RE:

No. 2:10-BK-22890-RTB

Glen A. Boltz, Sr. and Joyce A. Boltz
Debtors.

Chapter 7

Wells Fargo Bank, N.A.
Movant,

ORDER

vs.

Glen A. Boltz, Sr. and Joyce A. Boltz, Debtors,
Andrew S. Nemeth, Trustee.

(Related to Docket #16)

Respondents.

Movant's Motion for Relief from the Automatic Stay and Notice along with the form of proposed Order Lifting Stay, having been duly served upon Respondents, Respondents' counsel and Trustee, if any, and no objection having been received, and good cause appearing therefore,

IT IS HEREBY ORDERED that all stays and injunctions, including the automatic stays imposed

1 by U.S. Bankruptcy Code 362(a) are hereby vacated as to Movant with respect to that certain real
2 property which is the subject of a Deed of Trust dated December 31, 2009 and recorded in the office of
3 the Maricopa County Recorder wherein Wells Fargo Bank, N.A. is the current beneficiary and Glen A.
4 Boltz, Sr. and Joyce A. Boltz have an interest in, further described as:

5 Lot 3 of Sun City Grand-Desert Bloom, according to the plat of record in the office of the County
6 Recorder of Maricopa County, Arizona, recorded in Book 421 of Maps, Page 39.

7 IT IS FURTHER ORDERED that Movant may contact the Debtors by telephone or written
8 correspondence regarding a potential Forbearance Agreement, Loan Modification, Refinance
9 Agreement, or other Loan Workout/Loss Mitigation Agreement, and may enter into such agreement
10 with Debtors. However, Movant may not enforce, or threaten to enforce, any personal liability against
11 Debtors if Debtors' personal liability is discharged in this bankruptcy case.

12 IT IS FURTHER ORDERED that this Order shall remain in effect in any bankruptcy chapter
13 to which the Debtor may convert.